

Certificate of Notice Page 1 of 3
 United States Bankruptcy Court
 Eastern District of Pennsylvania

In re:
 Edgar D. Unthank
 Debtor

Case No. 16-12031-sr
 Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2

User: Virginia
 Form ID: pdf900

Page 1 of 1
 Total Noticed: 1

Date Rcvd: Sep 13, 2017

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Sep 15, 2017.

db +Edgar D. Unthank, 811 Crooked Lane, King of Prussia, PA 19406-3552

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
 NONE.

TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Sep 15, 2017

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 13, 2017 at the address(es) listed below:

DAVID B. SPITOFSKY on behalf of Debtor Edgar D. Unthank spitoftskybk@verizon.net,
 spitoftskylaw@verizon.net
 FREDERICK L. REIGLE ecfmail@fredreiglech13.com, ecf_frpa@trustee13.com
 JASON BRETT SCHWARTZ on behalf of Creditor NCEP, LLC jschwartz@mesterschwartz.com,
 jottinger@mesterschwartz.com
 MATTEO SAMUEL WEINER on behalf of Creditor Ditech Financial LLC bkgroup@kmllawgroup.com
 MATTEO SAMUEL WEINER on behalf of Creditor DITECH FINANCIAL LLC bkgroup@kmllawgroup.com
 POLLY A. LANGDON on behalf of Trustee FREDERICK L. REIGLE ecfmail@fredreiglech13.com,
 ecf_frpa@trustee13.com
 THOMAS I. PULEO on behalf of Creditor Ditech Financial LLC tpuleo@kmllawgroup.com,
 bkgroup@kmllawgroup.com
 United States Trustee USTPRegion03.PH. ECF@usdoj.gov

TOTAL: 8

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE: Edgar D. Unthank	Debtor	CHAPTER 13
Ditech Financial LLC	Movant	
vs.		
Edgar D. Unthank	Debtor	NO. 16-12031-SR
Kelly A. Lotson	Co-Debtor	11 U.S.C. Sections 362 and 1301
Frederick L. Reigle	Trustee	

ORDER

AND NOW, this day of , 2017 at Philadelphia, upon failure of Debtor(s) and the Trustee to file and Answer or otherwise plead, it is:

ORDERED THAT: The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceeding, as provided under Section 362 of the Bankruptcy Abuse and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is modified with respect to the subject premises located at 811 Crooked Lane, King of Prussia, PA 19406 (“Property”), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff’s Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff’s Sale (or purchaser’s assignee) may take any legal action for enforcement of its right to possession of the Property.



9/13/17

United States Bankruptcy Judge Stephen Raslavich

Edgar D. Unthank
811 Crooked Lane
King of Prussia, PA 19406

Kelly A. Lotson
811 Crooked Lane
King of Prussia, PA 19406

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